

**Public Real Estate Foreclosure Auction 10-22**  
**C-Store - Restaurant - Gas - 2.34± Acres**  
**1032 Rangeley Rd., Rt. 4, Avon, Maine**  
**Friday, March 5, 2010 at 2PM**



Real Estate consists of (2) parcels of land totaling 2.34± acres with 309± ft on heavily traveled Rt. 4. The site has excellent exposure and access to the road and ample parking. The property is improved with a 2,544± sf convenience store, restaurant, and gas station designed with a 1,280± sf restaurant with kitchen and dining areas and a 1,264± sf retail store area with storage and bathroom. Other features include fuel station canopy (21'x21') (2) gas pumps with 2 hoses each, and (2) underground fuel tanks (10,000 and 4,000-gallons). Real estate and equipment to be sold together. Reference the Town of Avon Tax Map U03, Lots 2 & 2A.

**Preview: Friday, February 19, 2010 from 2-3PM**

**Terms:** A \$10,000 deposit (nonrefundable as to highest bidder) in CASH or CERTIFIED U.S. FUNDS, made payable to the Keenan Auction Company (deposited with the Auctioneer as a qualification to bid), with balance due and payable within 45 days from date of auction. The property will be sold by public auction subject to all outstanding municipal assessments. Conveyance of the property will be by release deed. All other terms will be announced at the public sale. For a Property Information Package containing legal and bidding documents, visit KeenanAuction.com or call Auctioneer's office at (207) 885-5100 and request by auction number 10-22. Richard Keenan #236. Our 38<sup>th</sup> Year and 5,421<sup>st</sup> Auction. Broker participation program available.

**Keenan Auction Company**  
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 207-885-5100  
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## Away he goes

Bryson Walker, left, from the Strong middle school team drives the ball toward the net with Kingfield's Draegen Tooker defending last Friday. Strong finished their regular season with a win that afternoon and will play Stratton in their first round of playoffs. Kingfield traveled to Rangeley last Monday for NFCL postseason action.  
 (Heidi Murphy photo)

## Guarding Sadie

Strong defender Sammy Crockett (right) guards Kingfield's Sadie Emery in the final NFCL middle school regular season basketball game last Friday in Strong. Also pictured at left is Kingfield's Isabel Daigle. The Lady Indians came away with the win that evening. Playoff action has begun this week with the finals scheduled for Friday, Feb. 5 at Mt. Abram High School. (David Hart photo)



## Coming through

At left, Phillips guard Jake Davenport (in blue) drives the ball past Rangeley's Mason Cavaliere in a game at Phillips on Friday. This was Phillips' last regular season game and they held on to their season title of "undefeated" after sending Rangeley home with a loss. Middle school playoff games are being held this week.  
 (Heidi Murphy photo)

# H1N1 Vaccine Clinic

Vaccination for the H1N1 virus (swine flu)

### When:

Tuesday, Feb. 9 • 3:00 - 5:00 p.m.

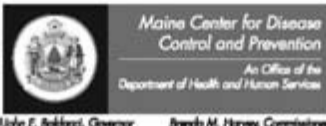
### Where:

Mt. Abram Regional Health Center  
 25 Depot Street, Kingfield, ME

Can't attend that day? Call for an appointment!  
 Question? Call (207) 265-4555

**The vaccine and the clinic are FREE & are open to everyone.**  
*(while supplies last)*

To learn more about the virus and the vaccine, visit [www.maineflu.gov](http://www.maineflu.gov).



# THE LOON Inn and Restaurant

Dinner served  
 Wednesday to  
 Saturday 5-9 pm



on Rangeley Lake

Lunches Served  
 Saturday 12-3 pm

~ Reservations Recommended ~

16 Pickford Road

(207) 864-LOON

[loonlodgeme.com](http://loonlodgeme.com)